

California.

## Property—1923 TOTS OF NEGRO DESCENT BECOME MILLIONAIRE OVER NIGHT.

*The Dallas Express*  
San Francisco, Cal., April 20—  
A lease for a quarter section of  
land in Grady county, Oklahoma,  
given by the Government to an In-  
dian girl fifteen years ago, will be  
the means of making her two small  
children, Earl and Cleo Adams, mil-  
lionaires. The lease was left to  
the children by the mother upon her  
death six years ago, but was con-  
sidered worthless until oil was dis-  
covered recently on adjoining prop-  
erty. An oil syndicate then took  
the land for development, and it is  
believed that it will yield a fortune  
for the two children.

The father of the two potential  
millionaires is Jesse Adams, a Col-  
ored janitor, at 920 Post street.  
Cleo and Earl live with their aunt  
and uncle at 1340 Sutter street.  
The boy is 12 and the girl 8 years  
of age.

Their mother was Viola Thomp-  
son, a member of the Choctaw tribe  
of Indians. The discovery that her  
land would prove valuable was made  
yesterday, and the oil lease approv-  
ed by Superior Judge Dunne, at the  
instance of Adams' attorney, Henry  
G. W. Dinkelspiel.

The money which the Adams  
family hopes to derive from the  
land will lift them from the ranks  
of being merely the children of the  
janitor of an apartment house, and  
put them into the millionaire class.  
As yet, little Cleo's head has not  
been turned by the prospect of  
fine clothes which have been prom-  
ised her by her aunts and her fath-  
er. She still clings to her desire to  
become a trained nurse. Earl, on  
the other hand, intends to put his  
share of the fortune into the bank  
and draw upon it for an extensive  
education. He then aspires to be-  
come a salesman.

Property—1923.

Colorado.

## FAITHFUL EMPLOYE IN HOME OF WEALTHY WESTERNER REWARDED IN WILL BY MAGNIFICENT GIFT

(Special to Pittsburgh American)

*the Pittsburgh American*  
7/13/23  
COLORADO SPRINGS, April 13. The world is going great. Human generosity is not a lost instinct. There is always a certain reward ahead for the faithful and the true. If not cold cash, it is satisfied conscience. Mrs. Julia Reed of this place has been left \$40,000 as a fair recompense or recognition for her loyalty, sacrifice and service to the family of Mr. Charles McNeil, the multimillionaire of Colorado Springs, who died recently leaving a rich legacy behind him. His generosity in death is known to have characterized the generosity in the life of Mr. McNeil. And Mrs. Julia Reed is known as a woman who never shirked a duty, never failed a friend—a woman who can always be trusted in any matter of honor and who never considered any duty too small or large to render faithful service in performing it.

Mr. McNeil believed in loyalty and perseverance and always rewarded the qualities whenever he saw them. The McNeils began life simply after marriage in a small bungalow. Mrs. Reed stuck to the McNeils in life, and Charles McNeil stuck to Mrs. Reed in disposing of his fortune. She entered deep into the closet confidence of the McNeil family while they were struggling up. They had heads and hearts capable of appreciating her. Therein is the explanation of why Mr. McNeil left Mrs. Reed \$40,000 for her faithfulness and loyalty.

Property — 1923.

D.C.

**CORPORATION HEAD DISCHARGES WHITE EMPLOYEE  
WHO DID NOT LIKE SOCIAL RELATIONS  
WITH A COLORED MAN.**

Not only has Mr. E. C. Crump astounded the real estate world by offering to build houses from the ground up at a low cost and upon monthly payments extending over eleven years and eight months, but he has given a black eye in the business world to all Jim Crow men among employees.

Monday, Mr. Crump discharged Mr. Blakeley who objected to being asked to meet Paul D. Scott, a salesman for the Federal Housing and Realty Corporation, in a personal and social way.

After a meeting of the sales force in Mr. Crump's office, he opened up in a social manner with those present, including Mr. Scott, and his action was resented by Mr. Blakeley. Mr. Crump immediately discharged Mr. Blakeley and notified the office that men were men and American citizens to him and not known by their color.

Mr. Crump has opened offices in the Lewis Building, Eleventh and You Street Northwest, where Prof. Chas. M. Thomas, of Dunbar High School, is in charge as trustee for the Federal Corporation, and Paul D. Scott as sales manager to explain to interested people the Crump plan of building houses anywhere for anybody at low cost and with insurance to protect the builder in the event of illness, accident or death.



## NEERO COMPANY BUYS LOT ON AUBURN AVENUE

The building formerly occupied by the N. P. Pratt Laboratories, on the north-west corner of Auburn Avenue and Courtland Street, has been sold through the Low, Bank and Trust Company of Georgia to the Service Company, a negro development company. The property is 90 by 150 feet.

OCT 18 1923

## Many Large Colored Taxpayers —By John T. Boifeuillet

There is a respected colored man in Atlanta, a dependable, substantial citizen, who owns property to the value of a half million dollars, so I have been reliably informed. He is engaged in various financial activities. He inherited none of this wealth, but accumulated it by honesty, thrift and intelligence.

Savannah also has a colored citizen, who is occupied in banking and other business lines, and so successful has he been by reason of his integrity, prudence and good sense, that he is worth, so my information is, two hundred and fifty thousand dollars.

Other cities in Georgia likewise have reliable colored citizens who are large taxpayers and conduct prosperous businesses. There are numerous of the race who possess rich and broad acres of farming lands, have tilled the soil so advantageously that they are independently well to do, and view life happily and contentedly.

### Large Increase in Property Values

I invite attention to the following statement of property in ten-year periods returned by colored taxpayers in Georgia, according to figures which I found in the office of the comptroller general of this state:

1880 .....	\$ 5,764,293
1890 .....	12,322,003
1900 .....	14,118,720
1910 .....	32,233,985
1920 .....	68,628,514

These figures show an increase in assessed value of property of nearly sixty-three million dollars from the year 1880 to the year 1920, a period of forty years.

If negroes in Georgia were cruelly oppressed, if they were not protected in their rights under the law, if they were not permitted to make progress and development, if they were not increasing in enterprise and wealth, if they were not encouraged in the practice of thrift and industry, how would it have been possible for them in 1920 to have paid taxes to the state on nearly sixty-nine million dollars of property?

Of course, the property of the negroes, like that of the whites, has shown great depreciation during the past year, under depressed farming conditions particularly but when the next ten-year period has rolled away, and 1930 has come the property values of the negroes will no doubt show great enhancement, and will be keeping step to the music of the white man's prosperity.

### Fine Deposits in Banks

Thousands of negroes have deposits in the savings banks of Georgia, and thousands conduct stores and operate various industries which belong to them. Thousands in towns and cities own the comfortable houses in which they live, and many other thousands own the farms upon which they reside and profitably cultivate. Many are successfully pursuing the professions of medicine and dentistry and pedagogy, and some are practicing law and others are engaged in the sciences. Thousands are profitably engaged in the trades and mechanics.

If any northerners think Georgia negroes are not keeping proportionate pace with the general prosperity, progress and happiness of the state, let them be near one of their numerous churches on a Sunday when the congregation is dismissed, and look upon their excellent attire, their contented countenances, and see the large number who drive away in their automobiles. And then follow some of them to their attractive homes, nicely furnished, pictures on the walls, carpets on the floors, curtains at the windows, magazines, newspapers and books on tables or in libraries, victrolas, pianos and other musical instruments playing, and now and then a radio, and vegetables and flowers in the gardens.

### The Worthy Negro Has No Fear

The worthy negro is absolutely confident that so long as he practices the virtues of honesty and industry he will have the good will and support of all white citizens. So he endeavors to be peaceable, thrifty and enterprising, and provide for his family and his old age. His aim is to discharge the obligations and duties of respectable citizenship, and in this commendable purpose he receives the encouragement and assistance of the whites, and is never molested by them. The upright negro pursues his daily work in peace, and retires in serenity to his couch at night. He is no menace to society, and the white man is his friend and helper.

The law-abiding, orderly negro knows he has no more to fear in Georgia than the white citizen. He feels perfectly secure in the enjoyment of his property and in the safety of his life. He fully realizes that it is not the negro that is made the victim of the vengeance of the mob, but it is the brute, who commits the one crime for which he will be swiftly and condignly punished—a crime which arouses the deepest feelings of outraged nature and "touches a depth of passion that is stronger than reason."

Let a negro become a property owner and he invariably makes a worthy citizen.

### Georgia's Part Toward Negro Education

Is Georgia doing a fair and generous part toward the education of the negro? The answer is found in the fact that while in the year 1880 the total enrollment of negro boys and girls in the common schools of the state was 88,397, in 1920 the enrollment had increased to 277,023, a growth in forty years of nearly two hundred thousand. The expense of the teaching and supervision of this large number of pupils is almost entirely borne by the whites. Last year there was paid to colored teachers \$1,619,302.39. The total value of common school property, colored, buildings, equipment, etc., is \$2,577,891. The value of college property, colored, in Georgia, is \$2,747,561. There are more

than fifty-five thousand volumes in the libraries of the negro schools and colleges. The value of these books is not included in the above stated value of common school property.

The Georgia State Industrial College for Colored Youths, located at Savannah, is doing an excellent work in behalf of the race. The students receive a practical education which fits them for useful lives. The same can be said in full measure of the Georgia Normal and Agricultural school at Albany.

### Decrease in Negro Illiteracy

There are special white supervisors to emphasize the better training of negro teachers, particularly giving attention to industrial work and sanitation. There are also others specially engaged in particular work among the negroes. Special efforts are made by the state education department to enlist the rural negroes in the interest of good gardens, special farm projects, canning and improved farming. In consequence of these things there have been innumerable instances of improved schools and homes among the race. There has been not only a mental, but a physical and moral betterment in the condition of the negroes.

The per cent of negro illiterates in 1880 was 81, and in 1920 this had fallen to 29.1.

According to their afflictions, unfortunate negroes are provided with free and excellent care and attention at the various state institutions for the blind, insane, deaf and dumb, and are also admitted without cost to hospitals and other charitable places.



Property—1923.

## A \$10,000 BRIDE



Photo shows Mrs. Lena Douglass-Holt, married in Chicago on Sunday to Joseph Ray, right-hand man of Charles M. Schwab, millionaire steel master.

Mrs. Holt was the widow of the late majority stock owner in Chicago's largest insurance company and is well to do in her own right. As a wedding gift she received a \$10,000 block of stock in the Bethlehem Steel Company.

Saturday the happy couple sails from New York for a honeymoon in Europe.

Illinois.

## How a Waiter Smiles His Way to Prosperity

An "Arabian Nights" Story of  
Thrift, a Good Wife and a  
\$90,000 Purchase by Orphan

By ROGER DIDIER

Recipes for success drop handily from the tongues of those who have been propelled forward in the march of life by virtue of forces of which they have the vaguest conception. That is to say, men and women who have achieved some prosperity look back and tell a wondering world, in hardly more than what it takes to get that way. We have all learned to believe that there is a "catch" in the way they tell it, tucked in some thing that the prosperous overlook or refuse to tell of.

Steady living, an ordinary job well taken care of, and a good wife do not seem like much out of which to perform a miracle of progress. But Mrs. Lavinia Thomas, 3700 Grand Blvd., declares with much emphasis that those things are all her husband and she have had between them in the last nine years to raise them from an aggregate wealth of two trunks to the \$100,000 class. She smiles, says it hasn't been hard, and actually doesn't want anything said about it. She doesn't, nor does Frank, her husband.

May 1 the title to the property at 3801-3803 Grand Blvd., known as the Granville hotel, passed into the hands of Mrs. Thomas, business agent for her husband. The deal represented a consideration of \$90,000. It happened exactly nine years from the time Mrs. Thomas became the bride of "Smiles" Thomas, well known as a waiter in Kansas City, Mo. He was 28 years old at that time.

To show that there is nothing unusual about what they have done, Mrs. Thomas modestly traces the life of her husband and herself. He was born some 45 miles outside Kansas City on a farm. At an early age the death of his parents left him an orphan. He was taken to be reared by a white country physician. When 18 Mr. Thomas made it to Kansas City and sought a job in the old Coate's house as bus boy. Later he became a waiter and stuck at it. Ten years of work meant little to him in the way of money. He married in almost the same condition of pocket that he had come to the city.

Since he married, though, there has come a change. Mrs. Thomas says her husband likes and has a nice time, but he brings his money home. He has unselfishly entrusted investment to her. She has gone ahead, sometimes with "fear and trembling," to do what she could.

Six years ago they came to Chicago. At the end of two years she bought a four-story apartment building at 3440 South Park Ave. She took her husband's money in the night and bought the place, telling him about it later. If she makes a bad deal, she had two fears—fear of losing her husband's money and fear of losing him. The deal turned out better than either of them could dream, and now "Smiles" Thomas is proud to entrust his earnings to the little woman who has made them grow.

Things have gone along just so-so. When the city decided it wanted to buy the South Park property it was willing to pay just three times the original price, because of improvements made in the neighborhood and the rising cost of real estate, and, of course, the city pays cash.

The matter of going from the apartment house on South Park to the hotel on Grand was a mere bagatelle to Thomas & Thomas.

The Granville hotel has been the mecca for a rich and reserved class of white patrons. It contains 60 rooms above the basement, the cafeteria being below. Its appointments are modern in every detail. When its present occupants are out, Mr. and Mrs. Thomas plan to make of it a hotel that will serve the best interests of the Race.

Mr. Thomas is still waiting table on a dining car. His very pleasant wife is looking out for things at home. She seems to be making a good job of it, too, for she has made it possible for her youngster husband to turn over an even \$10,000 a year.

She made us promise not to tell the Defender readers anything about what she and her husband had done, for she didn't think it much, is pretty sure he'll be mad when he sees the story in the paper, and would hate like everything to lose him—but who could keep such a promise as that?

## PULLMAN PORTERS' HOME IS NEARLY FREE OF DEBT

With the transferring of a small mortgage, the home of the Pullman Porters' Athletic and Social club, located at 105 W. 136th St., becomes nearly free of debt. The place is valued at \$20,000 now. When the organization was first formed in 1915 they moved into their present quarters, and shortly after that purchased the building. Since then the value of the property has almost doubled.

The home is filling a needed place in the recreational life of the porters. The officers of the association are: John Francis Cooper, president; Ollie M. Ford, Robert S. Delaney and J. W. Gilbert, vice presidents; James H. Hoggans, financial secretary; Mitchell Royall, treasurer, and G. E. De Forester, chairman of the house committee.

## PLAN COLORED CLUBHOUSE

Also selected for State  
Near 10th Street

A library, a theater and a roof garden are included in plans for a \$250,000 structure contemplated by members of Chicago's south side colored colony. The Universal Negro Improvement Association and African Community league has taken title to the property, 218 by 102 feet, at 4916-20 South State street for an indicated \$23,000 and has had plans drawn by Architect Charles S. Duke for a building four stories or more in height and costing \$250,000. Construction will be started next spring, it is said.



# \$10,000,000 WINDY CITY REAL ESTATE ACQUIRED BY COLORED AMERICANS DURING LAST YEAR

(By the Associated Negro Press.)

Chicago, Ill.—More than \$10,000,000 in Chicago real estate has gone over to colored users, either by lease or sale, within the last year. It is continuing to turn over now at an average rate of more than \$100,000 per week. With all of this, the housing situation continues in a serious state. *Houston Post*

The condition is accounted for by the tremendous influx that has been going on in Chicago all summer, starting in the early spring. When the people came, they were willing to stay with relatives, friends, at hotels, or anywhere convenient. With the approach of winter, many have had their families come to Chicago, and they are anxious to spread out. In fact, it is a physical necessity as well as a righteous desire.

10-27-23  
"We sold our place down home, and we have decided to invest in a good six flat building," said one citizen to an A. N. P. representative. "It is my thought," he followed, "that I should put the money to good use while we have it. By investing in an apartment, I can have a place to live, and at the same time, provide for my family." Expressions of this kind may be heard almost daily.

## Outside Investments in Chicago.

There are more people outside of Chicago who have large investments in Chicago than in any other city of the country, not excepting New York. There are people in the South who have property here who themselves have never set foot in Chicago. They have purchased through relatives or friends in whom they have confidence. Some of them expect to live in Chicago "later on."

There are a number of business and professional men in the South who have homes in Chicago, where their families live, and from which the children go to school, and the fathers visit here from time to time.

The community plan of apartment purchase has gotten under way in Chicago. An organization is formed and incorporated. A building of strictly modern improvements is found, and each person buys an apartment. One building of this kind containing twenty-four apartments was purchased last week in a splendid neighborhood; another is now under contemplation. Under the law the community purchase corporation can buy but one building. This does away with speculation.

## Business Property Advancing.

It is noticeable that business prop-

erty in Chicago is keeping pace with residential growth. In fact, the future is bright with concrete demonstrations of racial business sagacity that should be an inspiration for colored America everywhere. Here is an instance or two: Chicago has the largest and finest hotels in the country owned and directed by the race. Is this satisfying? It would hardly seem so. A progressive business man has recently purchased one of the finest family hotels in the city on Grand Boulevard, and gets full possession next spring when the leases expire. Mr. John W. Webb of the Woodmen of the Union, with headquarters in Arkansas, recently informed A. N. P. that he contemplates the construction of an office building for his organization in Chicago, same to cost at least \$150,000; two or three groups are considering the erection of a half-million dollar theater on the South Side. Strangely enough, while South Side Chicago has a number of very excellent theaters, all of them are under white ownership albeit some of them have ostensible racial management. There is a tremendous flow of cash through these channels into some hands where it is only appreciated for its dollars and cents value. This condition is true in a number of other cities.

The banks have grasped the vision of co-operation; and through friendly competition are extending a hand of helpfulness that is proving successful. Even the banks conducted by the "other side," at least four or five in the immediate neighborhood, have had their "eyes opened" by the remarkable development of the racial banks, state and national.

Property—1923

Louisiana.

## Oil Makes Father Wealthy Over Night

Shreveport, La., Dec. 27. (Preston News Service)—The discovery of oil on the land of Wright Rock, who has been totally blind for a number of years took him and his family of 15 children out of poverty into wealth almost over night. *Savannah*

When informed of his wealth the old man is said to have told his informant that he did not know what to do with it except buy himself some clothes and something to eat. He is an ex-slave and being blind is unable to fully enjoy the things wealth bring. But his children declare that they will see to it that they get all that is coming to them. Only two of his children are with him now. The others are said to be on their way to father now, although they had not communicated with him for years past.

## Negro Court Messenger Leaves \$100,000 Fortune

NEW ORLEANS, May 31.—John Hall, 50 years old, negro messenger in federal district court here for the last 30 years, died early today, leaving an estate variously estimated at from \$60,000 to \$100,000. He was said to have been probably the richest man in a like position anywhere in the country. *Memphis News*  
Hall's fortune grew from the judicious investment of \$25,000 left to him some years ago by Federal Judge F. O. Billings at his death as a reward for his faithful service to the court. The court recessed today out of respect to Hall and many officials will attend his funeral tomorrow.



Property-1923

# NEGROES ACQUIRE VALUABLE REALTY WHITES MOVE OUT

2-16-23

BALTIMORE, Feb. 16.—The Baltimore Sun prints a story to the effect that Negroes are driving whites out of certain residence blocks in the city. The Sun says that it is all due to the sale of a white church to a Negro congregation. The Sun says—

Next summer the white residents of those blocks of Harlem avenue and Dolphin street which fork at Fremont avenue will not sit out front and discuss the day's work at the office. Negroes are living in those blocks now in the big three-story brick houses with marble fronts which gave their former occupants and owners so much trouble to keep clean.

Negroes started to encroach on the property over a year ago when it was rumored that the Harlem avenue Christian Church, which stands at the fork of the three streets, would be sold to a colored congregation. White families, members of the church, sold their homes and moved away. Negroes came. Then the sale of the church was consummated the last white service being held on March 26, 1922.

A census of the white and colored families living in the blocks—the 700 block Dolphin street and the 800 block Harlem avenue—was taken yesterday by a reporter. Of the 120 houses, 52—almost 50 per cent.—are occupied by Negroes. Forty-five colored families live on Dolphin street, while only seven have moved thus far on Harlem avenue.

Dr. H. E. Knipp, Fremont Ave. and Lanvale street, president of the board of trustees of the church, who was among those who fought its sale to Negroes, said the property is depreciating steadily since the presence of Negroes.

"These blocks of Harlem avenue and Dolphin street were fine neighborhoods," he said. "Many of the families owned their homes or were buying them until the sale of the church was announced. Then many of them sold and colored families moved in."

For sale signs are seen in many windows of the houses. The families want to get a fair price for their hard-earned money in the woods to houses and then move. But the values have fallen, they said. Others vow they will remain in their homes regardless of what happens.

"Everybody can't afford to move to the suburbs," one of the property

owners said. "Just because some of the 'higherups' in the church said they could not raise their children in this neighborhood and insisted that the church be moved to another section they've ruined the neighborhood. If they were too big for the church they should have gone to another. I've bought this house and I am going to stay."

"The Negroes haven't worried us thus far, though summer hasn't come yet. I suppose they will sit out front in the evenings and force us white people to swelter indoors. I know there is no law prohibiting Negroes from moving into white blocks, but if the police did not interfere the boys of the neighborhood would soon force them to move. But when the boys do storm the colored houses with stones police are stationed there 24 hours a day protecting them from the white people."

## EX-COTTON KING IN BALTIMORE

James S. Williams Invests Earnings in Kitchen, Factory and Brick Yard

## BUYS FARM OUTSIDE CITY

Former Georgian Tells of Difficulty He Had Leaving the South

A kitchen for the poor, a comfort factory and a five-kiln brick-yard are some of the things in which James S. Williams, former wealthy Georgia planter and cotton king, is investing his money here in Baltimore.

Just eleven months ago Mr. Williams decided to quit the South and come to a section of the country where he would not have to hide his hard-earned money in the woods to keep it and where he could breathe the free air of men. He selected Baltimore.

SAW HARDSHIPS IN SOUTH

For many years, because of the fact that for several successive seasons Mr. Williams won the prize of-

fered by the Southern Cotton Growers' Association for the first bale of cotton ginned he was known as the Georgia cotton king. He owned a rich and fertile farm near Savannah, Georgia, and was said to have accumulated a competence in the neighborhood of \$300,000 when a series of misfortunes, including the lynching of an only son and the sudden and unexplained death of his wife made him decide to quit the South.

After making his plans he came to Baltimore last April and has since been quietly settling himself into the life and activities of the city.

HAS KITCHEN FOR AGED POOR

The first thing Mr. Williams called to the attention of a representative of the AFRO-AMERICAN, and the thing which he seems to be most proud is the kitchen he has established at his place on Pennsylvania avenue to distribute food and clothes to the aged poor. Mrs. Martha Snowden has charge of this kitchen and has served food daily to any poor and needy aged people who can be reached.

At this place on Pennsylvania avenue, Mr. Williams also has in course of construction a \$35,000 plant which when completed will include a comfort factory with a capacity of employing 50 women, a three-story apartment and an office.

On a 150-acre farm which he has acquired near Naval Academy Junction he has in course of construction a five-kiln brick yard. Here will also be conducted a lime kiln and rock crusher. This farm site, which was originally the old Dr. Adams' estate, is one of the richest farms in this section, and he is building here a \$25,000 residence.

He has also invested in properties at 541 and 539 Hoffman street, as well as 1115 Division street.

HAD DIFFICULTY IN LEAVING SOUTH

Men who have physical property in some parts of the South have much difficulty in getting it away said Mr. Williams. Although apparently I had many white friends, I had much difficulty in getting my effects away. Notwithstanding the fact that the South mistreats her colored men and women they don't want them to leave, and above all they don't want them to take wealth away.

In Jasper County, Ga., in which Mr. Williams formerly conducted his farm, there are many men of means, he says, that would leave if they could profitably dispose of their property.

THINKS BALTIMORE NEEDS MORE RACIAL CO-OPERATION

When asked what he thought of the city of his adoption, Mr. Williams said that the one thing needed here was more racial co-operation. I am working wholly alone in the establishment of some business en-

terprise when if there were men willing to co-operate we could establish many times as much. Honesty and unselfishness in conducting business he thinks the key-note to his own success. If the colored people of this city could marshal its forces under unselfish organization along business lines it would be one of the most progressive communities in the world, he said.

BALTIMORE MORNING SUN SEPTEMBER 10, 1923

## NEGRESS BEQUEATHS EFFECTS TO WHITES

John Moncure Robinson's Family Remembered By Servant In Will.

Practically every member of the family of John Moncure Robinson was bequeathed some memento by Alice Davis, colored, for 55 years a servant of the family, in her will, probated yesterday in the Orphans' Court. Her life savings went to her own relatives.

The negress was the daughter of a slave. In reward for her faithful service she was buried last July in the Robinson family plot.

Her personal effects were left to the following: George P. Mordecai, Jr., Robinson Mordecai, John Morton, Moncure Robinson, Charlotte R. Robinson, Florence R. Crozier, Champe M. Mordecai, Randolph Robinson, Ellen C. Morton, Mary W. Gross, Agnes Boykin, Ramsay Barry, Jr., Agnes C. Barry, Champe Morton, Evelyn Byrd Morton, Moncure Robinson 3d, Gwendolyn Robinson, William F. Lucas, Jr., Lavinia Robinson, Charles Robinson, Jr., and Sarah Williams.

Property — 1923.

Michigan.

**ADMINISTRATOR'S SALE  
OF MICHIGAN FARM**

**A GOOD FARM WITH GOOD BUILD-  
INGS IS OPEN TO BIDS**

I, the undersigned, will receive sealed bids with the right reserved to reject any and all bids for the following described real estate, to-wit:

Fifty-five acres of good clay loam soil in Calvin township, Cass county, Mich. New seven-room house; new barn, 34x46; nice size pear orchard in bearing; three miles from good market and railroad station; also near church and school, and good lakes for fishing. Must be sold to close an estate.

All persons interested in the sale of the above named property will please meet at premises in Calvin township, Cass Co., Mich., on the 24th day of April, 1923, at 10 o'clock in the forenoon to witness the opening of said bids. Signed, Arthur Haithcox, Admr., route No. 3, Cassopolis, Mich.—Advt



Property—1923.

Missouri.

ST. LOUIS MO. POST DISPATCH  
JULY 6, 1923

## NEGRO SAID TO BE WORTH \$100,000 DIES

W. C. Gordon Accumulated His  
Estate in 30 Years in Under-  
taking Business.

W. C. Gordon, 55 years old, a ne-  
gro undertaker who is said to have  
accumulated \$100,000 in the 30  
years he has been engaged in the  
undertaking business here, died un-  
expectedly of heart disease in bed  
at his home, 4221W Cote Brillante  
avenue, at 6 a. m. yesterday. His  
health apparently had been excellent.

Gordon, the son of slave parents  
in Tennessee, entered the undertak-  
ing business here while still a Pull-  
man porter. Previously he had  
worked on a farm, in an iron  
foundry and in a rock quarry. He  
had no education, and until of late  
years, when he studied under pri-  
vate tutors, could hardly read or  
write his name.

His first undertaking business was  
a partnership, but he later sold out  
for \$2255 and used his money to  
establish the undertaking business  
from which he built his fortune. He  
is said to have been one of the first  
negro undertakers in the country.

He owned his own home, the un-  
dertaking establishment at 2649-51  
Morgan street, a tenement house on  
Market street, and flats and houses  
on Pendleton avenue, Garfield ave-  
nue, Lucky street and Morgan street.  
He was also a member of the Doug-  
las Life Insurance Co., and is said to  
have considerable bond holdings.

Gordon's friends say his personal  
popularity was instrumental in aid-  
ing him in building up his estate.  
He was a member of virtually every  
negro fraternal organization in St.  
Louis, and was District Deputy  
Grand Master of the Independent  
Order of 12, Knights and Daughters  
of Tabor.

He contributed \$1000 to the Pine  
Street (negro) Y. M. C. A. building,  
and was a member of the executive  
committee of that organization. He  
also contributed liberally to Tuske-  
gee Institute and to negro charit-  
able and improvement associations,  
and was active in church work.

Gordon served with Booker T.  
Washington on the board of the Na-  
tional Negro Business League for  
years, and entertained Washington

at his home here on several occa-  
sions. He was the first director of  
the National Negro Funeral Direct-  
ors' Association. His widow, a son  
and a daughter, survive.

**Sarah Rector Campbell, Mil-  
lionaire Race Woman In-  
vests \$10,000 In An Up-To-  
Date Chicken Farm With  
A Capacity For Four-Hun-  
dred Guests**

*The St. Louis*

KANSAS CITY, Mo., Aug. 25.—  
George R. Walker, prominent in  
fraternal and social life of St Louis  
while visiting in Kansas City gives  
out the information that white peo-  
ple no longer have exclusive right  
to modern night life at chicken din-  
ner farms.

Not since Mrs. Sarah Rector Camp-  
bell, the millionaire Race woman of  
Twelfth Street, opened some few  
days ago, the New Englewood Farm  
at Thirty-fifth street and Colorado  
avenue, on the hill about six blocks  
west of Liberty Park. *8-24-23*

The place is operated by Joseph  
Jackson, an uncle of Sarah Rector  
Campbell. The layout it is said con-  
sists of a natural stone bungalow  
with a large built-on dining room,  
with a table capacity for four hun-  
dred persons. *St. Louis*

Jackson said his niece had spent  
more than \$10,000 on the farm to  
be operated exclusively for those of  
our race. *Mo.*

The place is always crowded after  
11 o'clock, Walker said. It closes  
at 2 o'clock each morning.

Thursday, Saturday, and Sunday  
are special nights. Music is fur-  
nished by Lee's Singing Orchestra.

Mr. Walker came here from the  
Shriner's Convention which held  
sessions at Indianapolis. He was vis-  
iting relatives and friends here and  
left for his home in St. Louis last  
Saturday night



Property—1923.

Nebraska.

OMAHA NEB NEWS  
MAY 10. 1923

## WEALTHY NEGRO PREFERS POVERTY TO THREATS

Henry Grayson, Negro, arrested Wednesday when he complained to police of being robbed of \$200, startled members of the department today when he told them of sixteen oil wells he owned and his monthly income of \$8,000.

Grayson told of his three automobiles and how he spends his money every month.

"I could have more fun if I was just a hard-working Negro earning about \$20 a week. My life has been threatened several times, and I guess they will kill me before they are through," said Grayson.

Property - 1923

New Jersey

# NEGRESS LEAVES \$100,000.

*New York Times*  
Will of Jersey Woman Gives \$70,000  
to Brother in Maryland.

CAMDEN, N. J., Feb. 3.—Amanda Blackstone, negress, whose will was probated today, left \$70,000 of her \$100,000 estate to her brother, Howard Blackstone, in Howard County, Md. The remainder was left to other relatives and friends.

*2-4-23*  
The woman inherited the bulk of the money from Oliver R. Wood, a Camden business man, who employed her as housekeeper for many years. She died Jan. 22.

## Camden Colored Woman Leaves \$100,000 Estate

*Wilmington, Del.*  
Bequeathes Brother \$70,000 of Money  
She Inherited from White Employer.

*2-10-23*  
The estate of Amanda Blackstone, colored, who died January 22, in Camden, at the age of sixty-one, amounts to \$100,000.

The bulk of the money was inherited from Oliver B. Wood, a Camden business man, whose housekeeper she was for many years. The will, probated today, leaves \$70,000 to her brother, Howard Blackstone, a farmer of moderate circumstances, in Howard County, Md. Eight grandchildren receive \$3,000 apiece.

Myron W. Miller, a Camden electrician, who was a close friend of the dead woman's benefactor, receives \$3,000. Her physician, Dr. E. C. Pechin, receives \$1,500; F. G. Toran, her attorney, \$500, and Albert Gardner, who was Wood's chauffeur, and afterwards hers, receives \$5,000. The Cooper Hospital, Camden, is left \$3,000. Dr. Pechin and the attorney are made executors of the estate.

## Alex Powell Estate

Valued at \$45,000

*NY Times*  
Jersey City, N. J.—The late Alexander C. Powell, private messenger to President Arthur, who died June 2 at his late home, 946 Summit avenue, is reported to have left an estate amounting to more than \$45,000 in value.

In addition to the widow, Mrs. Lucille Fields Powell, he is survived by a son, James Powell of 474 Lenox avenue, New York City, and a daughter, Mrs. Katie E. Logan, 339 Clifton place, Brooklyn.

Property—1923.

New York.

# WOMAN IS RUSHED TO VALDOSTA JAIL BY ARMED GUARDS

9-27-23  
Violence Feared as Feeling During Trial of Roberts' Slayer Runs High. Crowd Hears Verdict.

Statenville, Ga., September 20.—(Special)—Convicted of voluntary manslaughter by a jury here late today, Mrs. Joe Copeland was sentenced to two years in the penitentiary for the death of John Roberts at Mayday, Ga., September 9. Roberts was shot five times at the railway station in Mayday, by Mrs. Copeland who fired the shots from a pistol which she had in a paper bag. Mrs. Copeland was rushed to Valdosta late today, under the protection of an armed guard, as there has been high feeling here.

The verdict of guilty was returned after the jury had deliberated only a short time.

There was intense excitement here throughout the trial, as the principals in the tragedy were prominent in Echols county, and have many relatives near Statenville. Armed guards were stationed at all entrances to the courthouse to prevent possible violence.

## Woman Takes Stand.

Pleading self-defense, Mrs. Copeland took the stand this morning to explain the tragedy. She declared that she shot Roberts only after he had struck her with a heavy club. She told of the meeting between Roberts, E. A. Goodson, her companion and herself at the station, and the altercation that ensued when

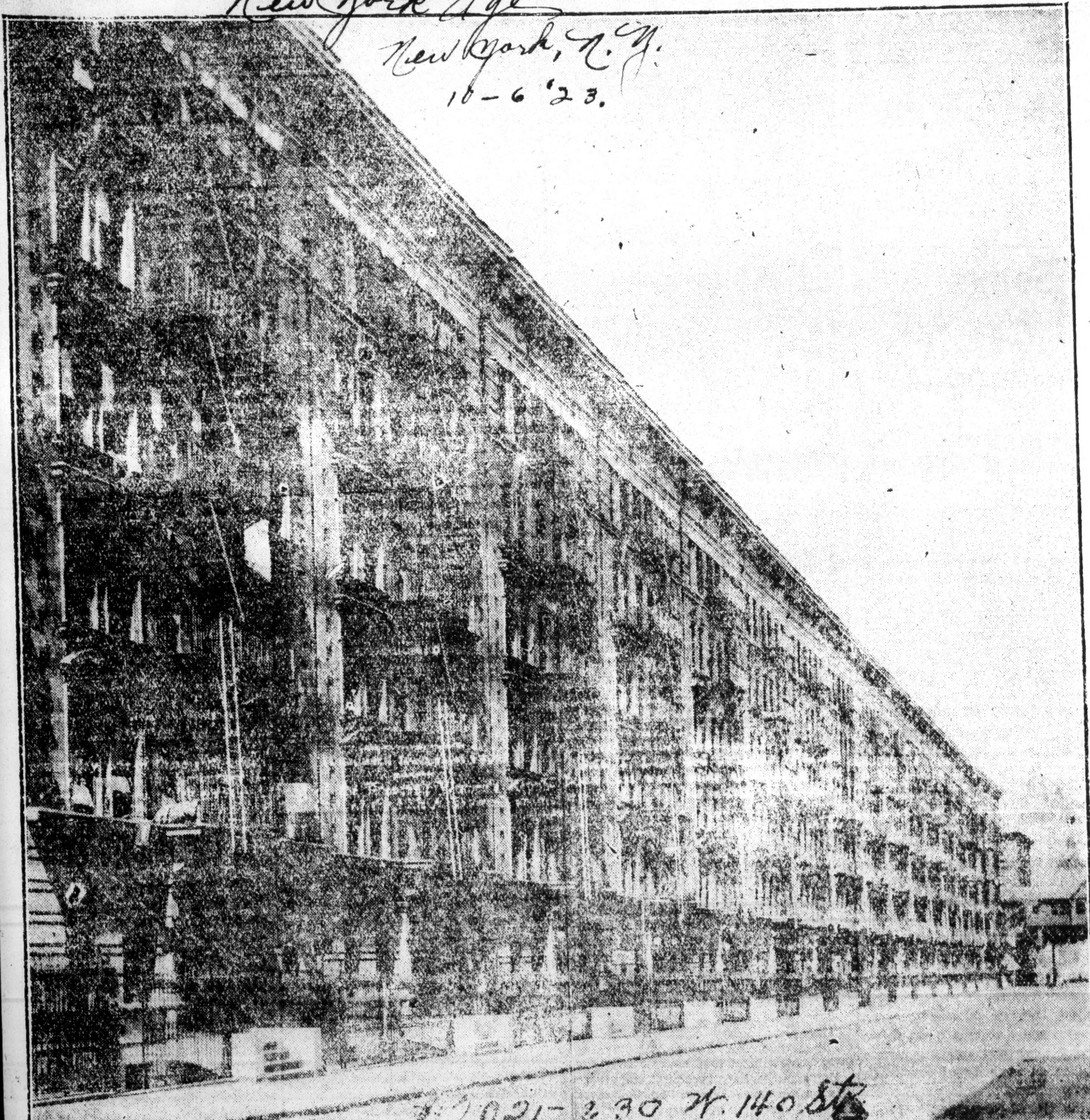


HOLDINGS OF WATT TERRY

*New York Age*

*New York, N. Y.*

*10-6 '23.*



*202-230 W. 140 St.*

FIFTEEN APARTMENT HOUSES for 270 Families—202 to 230 West 140th Street, between Seventh and Eighth Avenues.  
Offices of the TERRY HOLDING COMPANY, INC., are located at 202 West 140th Street.



**Jewels, Gold, Silks, Satins,  
Laces Flash at Marriage  
of Miss Robinson.**

By LESTER A. WALTON

Nothing like the \$42,000 wedding of Miss Mae Walker Robinson, Negro heiress, to Dr. Gordon Henry Jackson of Chicago Saturday, Nov. 24, at St. Philip's Protestant Episcopal Church has ever taken place among Negroes. Similar occasions when money has been expended in such prodigal profusion by white people are few and far between. Even some of the big Fifth Avenue weddings pale into insignificance when compared to the Jackson-Robinson nuptials for lavish display.

When the engagement of the couple was announced Mrs. A'Lelia Walker Wilson, mother of the then bride-to-be, told friends money and pains would not be spared in making the wedding an historic event and she made good her promise.

**Redecorates Villa.**

Eight years ago Mme. C. J. Walker, mother of Mrs. Wilson, erected at a cost of \$250,000 the Villa Lewaro at Irvington-on-Hudson. When she died two years later and her will was read a clause was found in which the testatrix forbade the selling of the villa.

Mrs. A'Lelia Walker Wilson's first gesture in making extensive preparations for the wedding was to add additional guest chambers, redecorate the entire house and refurnish several of the rooms. All this was done at a cost of \$17,000.

The next important step was the sending out of 9,000 invitations—1,000 to personal friends and 8,000 to Walker agents living in this and other countries. Accompanying the invitations were three other engraved cards, one to be presented at the church, another for the reception at Villa Lewaro and another announcing when the couple would be at home in Chicago.

As is customary, the outfit of the bridesmaids was furnished by the bride, and the six young women were kept busy going to the dressmaker and shoemaker weeks before date of wedding. Their gowns were of cream colored Chantilly lace over silver cloth. The coronets, as headpieces, were of braided silver cloth and their slippers, made to order, were of silver brocade.

The bridegroom bore all the expenses of his best man and four of the ushers from Chicago, to New York and return, gave the bride a diamond brooch and his ushers canes and cigaret cases.

The bride's gift to her bridesmaids were ivory prayer books and to the matron of honor a plaited green gold bracelet fastened with a lock containing two diamonds and a blue sapphire. Mrs. A'Lelia Walker Wilson gave the couple an "especially-made mahogany case containing an heirloom of 126 pieces of solid silver from Tiffany & Co."

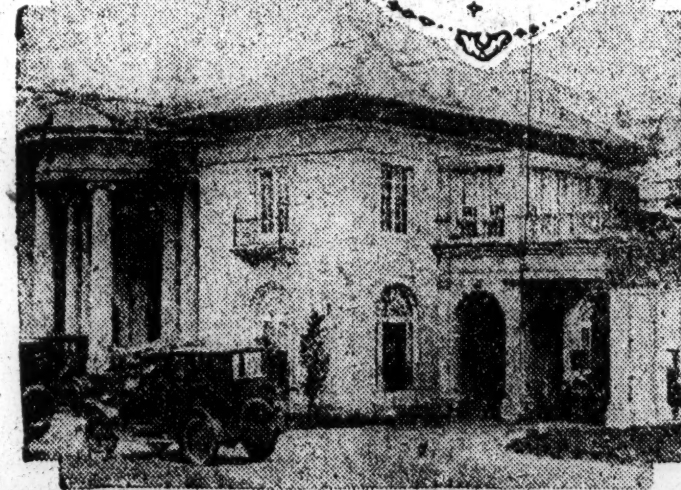
Among the items which were contributory elements to the \$42,000 wedding were the cost of opening the church, fees for the church organist and choir, fees for the organist and harpist at reception, cars used during the day by the bridal party, tips to the police in New York and Irvington-on-Hudson, the hiring of private detectives, the decoration of the church with palms, plants, cape smilax and ribbons, the decoration of the Villa

**Negress Gave Daughter \$42,000 Wedding  
To Show Her Race What it Could Do**



The  
LATE  
Mme  
C J  
WALKER.

MRS  
NORMAN HARRIS,  
Matron of Honor  
(Sitting), Brides-  
Maids and Flower-  
Girls.



VILLA  
LEWARO  
Home  
Built by  
The Late  
Mme. C. J.  
WALKER.

DR.  
GORDON  
H  
JACKSON  
and  
BRIDE

with cape smilax, ribbons and white chrysanthemums, the bridal bouquet of bride's roses and lilies of the valley, baskets of orphelia roses for the flower girls and flowers for other members of the bridal party.

**\$300 Traveling Gown.**

Between 700 and 800 persons were served by Philadelphia caterers at the wedding reception. The supper consisted of turkey a la king served in patties, mashed potatoes, asparagus tips with piquant sauce and cranberries. In an adjoining room Roman punch and bride's cake were served. Each was given a piece of wedding cake in a box, tied with white silk ribbon.

The cost of the bride's trousseau ran into thousands of dollars, for

Property—1923.

New York



furs, dinner gowns, evening gowns, street dresses, lingerie, silk stockings, shoes, hats and other wearing apparel were purchased without stint. The traveling costume alone reached the \$300 mark. The bride's wedding gown, of chiffon beaded with seed pearls over bride's satin and the tulle veil attached to an Egyptian pearl head-dress caught with orange blossoms, played no inconspicuous part in the list of expenditures, nor did the gown of gold metallic cloth worn by Mrs. Wilson.

On the morning of the wedding the bridesmaids met by appointment at the Walker town home, No. 108 West 136th Street, which is fitted out with a modern beauty parlor in the basement, where they were beautified. Each was assigned a maid, her hair dressed, face massaged and nails manicured.

To the \$42,000 spent by and on the principals may be added some \$70,000 expended by the 700 odd men and women who bought clothes and wedding gifts for the occasion. Some women not only made their appearance in new gowns but fur coats as well, while not a few of the conventional cutaway coats and striped trousers worn by male guests were brand new.

In keeping with the late Mme. Walker's policy of encouraging race patronage all the outfits worn by bride, matron of honor, bridesmaids and flower girls were designed and made by Negroes. The one exception was the gown worn by Mrs. A'Lelia Walker Wilson, which came from Paris. The pillows for the ring and for kneeling at the altar, hats and headdresses were made by Negroes, the floral decorations were supervised by Negroes, the caterers were Negroes and the private detectives who watched the presents during the wedding reception were of dark complexion.

#### A Tragic Note.

As for the wedding presents, it will be a week or more before it becomes known even to bride and groom what they have received and their combined approximate value. To the Villa Lewaro were sent hundreds of gifts. Word has been received that at the home office of the Mme. C. J. Walker Co. in Indianapolis presents are piling up, coming mostly from agents. A similar condition obtains at the future home of the Jacksons in Chicago. No day has passed in the last week that presents have not been delivered to the 136th Street house.

Saturday from 4 until 7 Miss Louise Jackson, one of the bridesmaids, stood in line with a heavy heart. Few of the merrymakers knew that although outwardly happy, her face wreathed in smiles, she was almost heartbroken over the loss of her fiancé who then lay dead at his Harlem home. Upon leaving Irvington-on-Hudson Miss Jackson, who is a teacher in the local public schools, hastened to sit near the man who was to have been her husband and who was buried Sunday.

The business established by Mme.

C. J. Walker less than twenty years ago and from which she accumulated her fortune was not the selling of preparations for straightening of hair as sometimes is erroneously reported. She specialized in the growing of hair.

When this unusual woman built the mansion costing \$250,000, some charged her with undue extravagance. She answered her critics by saying the Villa Lewaro was not merely her home but a Negro institution; that only Negro money had bought it and she wanted the villa to be a monument to convince members of her race of the wealth of business possibilities within the race to point to young Negroes what a lone woman accomplished and to inspire them to do big things.

Admitting that vanity to some extent actuated her in giving a wedding on so large a scale, Mrs. A'Lelia Walker Wilson says she further wanted to emphasize to the Negro that success in business is not contingent on the color of one's skin but rather upon character, merit, aggressiveness and sticktoitiveness.



Property—1923

ROOKLYN N Y TIMES  
MARCH 4, 1923

# W. P. TALBOT'S WILL LEAVES \$1,500,000; CODICILS REVOKED

Trust Funds for Half Brother  
and Sister Are Cancelled  
in the Testament.

\$10,000 TO HOUSEKEEPER

Brooklyn Charitable Institutions  
Named by Once Promi-  
nent Club Man.

An estate of a million and a half dollars was left by the late William Powell Talbot, of 385 Franklin avenue, who was president of Benjamin Moore and Company, paint dealers, in Manhattan, and a prominent club man of this borough, according to his will filed yesterday afternoon for probate with Surrogate George Albert Wingate. Mr. Talbot died February 18 last.

A number of charitable bequests to Brooklyn institutions are made.

Mr. Talbot was a veteran member of Company K, Twenty-third Regiment, and at his death was president of the Veterans' Association. He was well known in Masonic circles and was one of the oldest members of the Lincoln Club.

The original will left trust funds of \$50,000 each to his half-sister, Mrs. Ada M. Brazee, and a half-brother, Herbert Dillon. Another trust fund of \$40,000 was left for Ernest Denby Grant, a friend, and still another for \$20,000 for another friend, James T. Cooney.

A codicil revokes these trust funds and explains that the testator had provided for the persons named before his death.

Leaves \$10,000 to Housekeeper.

Under the will as filed, a brother, Alfred Talbot, receives \$5,000, and Herbert Dillon, the same amount.

Mrs. Mamie Mullaney, housekeeper

for the testator, receives \$10,000 "for long and faithful service."

Frederick H. Kelly, of Roslyn, who was Mr. Talbot's chauffeur, receives \$5,000.

Jacob Shaffer, of 97 Marlborough road, is left 200 shares in the Moore Company, and is named co-executor of the will with the Brooklyn Trust Company.

A number of bequests are made to charitable institutions, including \$10,000 to the Brooklyn Orphan Asylum Society, \$5,000 to the Bedford Branch of the Y. M. C. A., \$5,000 to the Brooklyn Home for the Aged, \$5,000 to the Brooklyn Home for Aged Colored People, and \$5,000 to Five Points Mission in Manhattan.

Names Friends for War Service.

Five friends of the deceased are left \$5,000 each under the will.

"As a measure of the admiration in which I hold them for entering the service of their country during the World War and in recognition of their services to the Moore Company," the will says, "I leave \$5,000 to each of the following:

"Leo Silverstein, Elton Bolton, Donald Turney, Harold Bowne and Charles H. Messerve, jr." For similar reasons six other employees are left \$3,000 each, thirteen employees \$2,000 each, and eleven employees \$1,000 each.

Mrs. Irene Shaffer, wife of the co-executor of the will, is left \$5,000, and her daughter Ruth, \$5,000.

The will sets aside \$250, the income of which is to be used to care for the plot in Greenwood Cemetery in which the testator is buried.

The residue of the estate goes to Richard Gilbert Jackson, a friend together with a specific bequest of \$5,000.

## HARLEM REAL ESTATE VALUES HOLDING FIRM

Modern Housing Greatest  
Need of Negro Community.

By JOHN E. NAIL,

*The current mail*  
The spectacular buying of real estate in north Harlem, which that section witnessed from 1919 to 1921, was reduced to a normal basis in 1922. Nothing sensational took place during the past year. Considerable property changed hands but attracted little outside attention. As values have been substantially stabilized, there being no desire on the part of the owners to reduce prices, the tendency has inclined rather toward an increase of rates. Even at prices owners are asking in the section today, they offer greater inducements for speculation and investment than obtained in any other section of New York city.

I look for no lowering of rents for possibly the next three or five years. This section is more congested than any other in New York, due to its

limited area and tremendous population, which is being added to daily. Emergency rent laws will not solve this difficulty. The opening of houses already constructed on the borders of this community or the construction of new properties is the only way to solve this difficulty.

Concerning the opening of more houses to negroes, which has been attempted on a small scale, some owners are creating ill feeling by organizing a property owners' protective association. This movement seeks to segregate the people of the north Harlem community to a proscribed area, not realizing the bad effect of this sort of procedure. We are told that the citizens of this community must be satisfied to live here, and we must not focus our desire on other communities despite the fact that our economic abilities might permit us to occupy other sections and maintain the standards obtaining in those sections. Forced segregation of any group presents a very unwholesome problem, due to the many social evils that might arise from it. This is a totally unsound theory, because all race groups that acquire the elements necessary for improvement, such as capital, culture and intelligence, naturally seek to improve their environments. The desire of well-thinking members of this section is to have a district that will be a credit. Many improvements have been projected; civic organizations are constantly at work, and social and welfare bodies are striving to make this section worthwhile and reputable.

### NEED OF MODEL TENEMENTS

The one great need of north Harlem is the construction of model tenements, with one, two, three and four-room apartments. Investors outside of the community should realize the stabilized situation today and should start a building programme. The most trying difficulty, however, would be the financing of the properties. A great deal of capital has been invested in Harlem by all groups. The geographical position of the district is bound to make it one of the great sections of the city.

The mortgage situation in the past has been very discouraging but has materially improved. Institutions have made loans there within the past year; extensions have been granted on fair and reasonable terms, and appraisals were fairer. Yet there is plenty of room for improvement.

### PLAN FIRE INSURANCE COMPANY

Several groups of negroes in other parts of the country who have been successful in business enterprises have turned their attention to New York for the investment of considerable capital. Within the next six months applications will be made for a charter by a company already in existence and controlled by negroes to write fire insurance policies in this State.

During the past two or three years much time was given to the organization of a bank. The most hopeful plan thus far is being promoted by the proposed Globe National Bank, by H. M. Black, who seeks to establish an institution of white and colored interests. Perhaps for a city like New York this would be a good thing. The plan has many virtues, though it would not prevent the organization of a banking institution by negroes. In fact, the neighborhood is so large that two or three banks would be of tremendous service.

New York.

MAY 20, 1923

# Negroes Are Buying Homes, Harlem House Prices Rise



BLOCK OF APARTMENTS IN HARLEM OWNED BY EDWARD C. BROWN. NEGRO REAL ESTATE OPERATOR.

## Panic of Their Invasion Passes and Owners Are Holding On Tight.

By LESTER A. WALTON.

Approximately 50 per cent. of the properly occupied by Negroes in Harlem to-day is under the control or owned by members of that group.

Prior to the World War less than twenty Negroes residing in that section were property owners.

Directly after cessation of hostilities, when a serious labor shortage existed throughout the country, Negroes in Harlem from sheer necessity began to acquire property. The "buy a home" fever became infectious, and for four years they have been buying. Millions in cash have been spent and a considerable number of a group previously habitual renters have become actual or potential owners.

The present buoyant market was created solely by the Negro. In 1913,



in the language of the real estate broker, "the bottom fell out of the market" due to Negro invasion. North Harlem real estate is no longer a drug on the market. The present prosperous condition is reflected in activity of white buyers who see future possibilities. White owners who refused to unload during the crisis show increased determination to retain their holdings.

In 1913, frightened by the influx of Negroes, owners formed associations to check what was viewed as a menace. Legal steps were taken, but the movement continued with increasing vigor. Unable to check the spread of Negro tenants, white owners and tenants began to abandon desirable homes. The Negro moved in.

#### React From Negrophobia.

Owners, in desperation, sought to sell. The Negro did not want to buy. He was content to rent. Then the mortgagees became panic stricken. A falling market resulted. Houses that to-day could not be purchased for \$15,000 were put on sale for \$5,000. An initial payment of \$250 down was all needed to take title.

Failure of the Negro to acquire Harlem property on a large scale until after the World War was not due to his eyes opened to the possibilities of ownership of real estate. Then the era of unprecedented buying began.

In eleven months the Equitable Life Assurance Society sold 106 houses in that section. Each purchaser was permitted to pay 15 per cent. in cash and the balance in easy payments, covering mortgages the Equitable agreed to take back in ten years. The houses in question ranged in prices from \$10,000 to \$18,000. Upward of \$2,000,000 was involved in this one transaction. The records show that not one mortgage has been foreclosed and that as a rule payments are made within ten days of date when due.

The attitude of the majority of Negro buyers is somewhat unusual for New York, where it is the custom to allow the first mortgage to remain on property. Their ambition is to own real estate free and clear. In order to enjoy this realization in future years many untold personal sacrifices are being made to-day.

The reluctance of local financial institutions to make loans on real estate occupied by Negroes, has been a most discouraging feature to owners looking for mortgages. Not until recently has there been a disposition on the part of a few of these institutions to make loans on North Harlem property tenanted by colored people. Though these Negroes have on deposit in dime savings banks millions of dollars, only three of the banks will assume the role of mortgagee.

Commenting on this phase of the situation, John E. Nail, member of the firm of Nail & Parker, real estate brokers, says the adverse attitude taken by many banks and trust companies is prompted by race prejudice and that all the Negro of Harlem is asking for is the same consideration

in ownership of real estate given other race groups.

William H. Wortham, another Negro real estate broker, thinks it would be far easier to obtain loans on Harlem property if financial institutions would become better acquainted with living conditions. A survey, he said, would show private houses and apartments tastefully appointed and cleanly kept.

A block where the civic pride of owners is strikingly manifested is that of West 139th Street, between Seventh and Eighth Avenues, where owners have formed what is known as the Kingscourt Association, with duly elected officers, all women. At regular intervals meetings are held and matters pertaining to the block discussed.

Among the rules operative are that no objectionable signs shall be used; that a regulation one must be used by physicians, nurses and music instructors; that they be conspicuously shown only inside the windows, and that there be no hanging out of windows to indulge in conversation.

The treasury pays a man to look after trees and shrubbery and keep the courts clean. No business concerns are permitted to invade this restricted territory and peddlers, ice-men and deliverymen must transact all business by means of the rear doors.

With the moving out of white tenants the colored came into possession of a large number of modern elevator apartments. The majority are owned by Negro corporations or individuals. Some idea of what the Negro is paying in taxes on North Harlem realty may be had from a few specific instances.

E. C. Brown, a Philadelphia banker, controls the Payton Apartments, six six-story elevator houses on 141st and 142d Streets, between Lenox and Seventh Avenues, also seven five-story houses on St. Nicholas Avenue and other properties held by the Hillman Realty Company, having an aggregate value of \$2,000,000.

Watt Terry has apartment houses on 141st Street, between Seventh and Eighth Avenues, and other holdings. He pays taxes on property valued at \$1,000,000. The Sarco Realty Company, William H. Roach, President, controls property on Seventh Avenue, between 137th and 138th Streets, including the Renaissance Theatre, also realty at Lenox Avenue and 129th Streets, whose combined value is put at more than \$1,000,000. The flat buildings on 135th Street, between Lenox and Seventh Avenues, owned by St. Philips P. E. Church, are said to be worth \$1,000,000.

Among other big investors in West Harlem real estate are the Antillean Holding Company, Metropolitan Baptist Church, Sphinx Realty Company and the estate of J. C. Thomas.

In making casual reference to the large property holdings of Negroes there is no desire on my part to create a false impression, either by impli-

cation or otherwise, that there are Negro millionaires in Harlem. There is none. The men who through business acumen and ability have managed to acquire apartment and flat houses are to some extent in the same position as the owners of private dwellings. They have an equity in their holdings which will increase as time rolls on. However, the question as to amount of equity in no way be-

comes incontestable facts and figures with regard to real values.

There is a growing demand in North Harlem for the construction of model houses with one, two, three and four room apartments. It is understood that white and colored real estate promoters have had under consideration the advisability of inaugurating a building program to fill this need.

Negroes in Harlem know full well they reside in one of the choice sections of Manhattan and that its geographical position is destined to make it one of the most important sections of the city. Civic, social and welfare organizations therefore are being formed to promote the interests of the community. Many improvements are being made.

These advanced steps have been taken, first, to gratify their personal desires to live under the most favorable conditions possible, and second, to show to the world they are no better and no worse than any other group found in a similar environment and dwelling day after day under similar conditions.

**450 Families Call Him Landlord**  
*After Charles B. Harrison, Jr.*

New York City, Oct. 11.—Four hundred, fifty families living in some ten big apartment houses know Watt Terry as landlord. 10-12-23

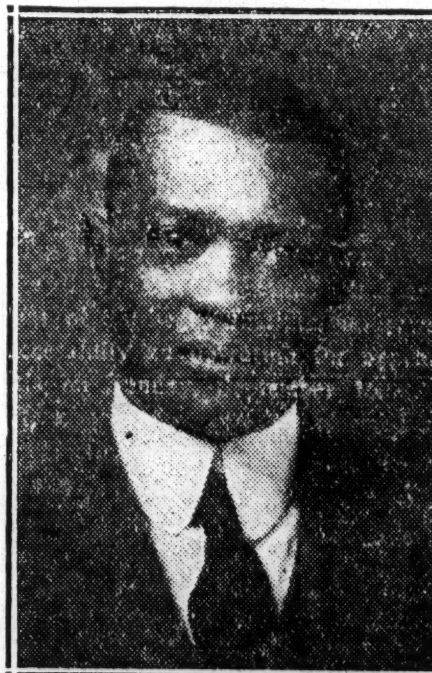
Recent statement made by a certified public accountant shows that Mr. Terry's holdings in New York and Brooklyn are valued at \$1,000,000.

# Watt Terry of New York And Brockton is Biggest Colored Realtor in U. S.

*The New York Age*  
Real Estate Holdings in the Two Cities Aggregate  
1,000,000—Started as Janitor, and Has Built Up  
Fortune Through Acumen and  
Attention to Business.

10-6-23 *New York, N.Y.*  
One of New York's leading firms of certified public accountants recently in making an authorized statement bearing on the financial standing of Watt Terry said: "Investigation made by us shows that all his property holdings in New York and Brooklyn are worth at least one million dollars."

WATT TERRY, President.



Terry Holding Co., Inc., 202 West 140th St., New York City.

That he has become a wealthy owner of real estate Watt Terry modestly admits, but one would never become in possession of this interesting and inspiring information if it were left to Mr. Terry to voluntarily tell you.

The rise of Watt Terry from poverty to affluence reads like a work of fiction, and is indicative of what an enterprising, honest, persistent young man can do even when one's color is sometimes regarded as a handicap. Yet at no time has he complained of being a Negro, but has taken advantage, if anything, of his racial identity.

Property — 1923.

Oklahoma.

# OKLAHOMA WHITE GUARDIANS FIGHT FOR OIL ESTATE

Washington Attorneys Wage  
Battle to Protect Youths,  
Heirs to Half Million

Washington, D. C., May 18.—The appointment of Minerva Jones and Campbell Johnson as guardians to the estate of Leonard D. Ingram, child of Minerva Jones, by Chief Justice Mc Coy in the district supreme court, today has lighted the instance of the already notorious series of endeavors to control the wealth of Race members in the state of Oklahoma by the appointment of white guardians.

Mrs. Jones and her family have taken residence at 1221 Second St. N. W., in Washington, D. C., for the reason that despite the protests of the mother, Mrs. J. M. Russell, and Raymond Nelson (white), were appointed guardians to the estate of young Ingram, which is reputed to be worth between \$450,000 and \$500,000.

## No Relief in Oklahoma

No relief, of course, could be found in the Oklahoma courts; so Mrs. Jones, in the light of the precedent set in the case of Isaac Mason, Sr., who was recently successful in having himself appointed guardian for a minor Race child in Oklahoma under similar conditions, moved to the nation's capital. Prior to moving to Washington the family made its home in Muskogee.

This sudden "coup d'etat" on the part of the wise mother is reported to have thrown consternation in the camp of the Oklahoma "gold diggers" who seem frantic over the escape of the "Petroleum Kid" from their clutches.

With Mrs. Jones here are her sons, Leonard and Neeley Ingram, the former of whom, the heir apparent, is enrolled as a student in the Jennifer Business college, and the latter of whom is a student at the Shaw Junior high school. Two minor daughters are also to come here to enter the public schools. This much Mrs. Jones has been able to carry through despite the fact that on the death of her husband, Charlie Jones, stepfather of the half million dollar fledgling, the court in Muskogee denied her petition for guardianship on the ground that she was not competent to handle the estate.

## Has 2,100-Acre Farm

The wealth of the boy in question

is largely in the oil lands on a 2,100-acre farm, which is his possession.

Efforts are being made by the new guardians to remove all the movable assets, largely in the form of bonds, of which there are series to the value of about \$200,000, to the District of Columbia. Campbell Johnson, the new guardian, has been placed under a \$200,000 bond. In Muskogee the attorneys handling the end of the young Croesus are Wesley and Atkins; in Washington, D. C., his attorneys are Love and Mazyck. Alcorn and P. E. Gumm are the attorneys for the contending white guardians in Oklahoma.

## OIL DISCOVERIES NEAR COLORED TOWN.

Boley, June 18.—The discovery of oil near Boley, Oklahoma, promises to produce some colored millionaires to the race. The well on the land owned by L. B. Kirksey is spouting 1,000 barrels per day. According to latest reports eleven more wells are being drilled. Negroes own thousands of acres of land in this vicinity. A well 1½ miles from town on the Sam Callihan farm is expected to spout oil any moment. The colored town is full of oil prospectors and excitement runs high. The Kirksey well is expected to prove one of the richest in the country.



Property—1923.

Pennsylvania.

# J. T. Gibson, Millionaire Theatre Owner, Reveals His Character-Hobbies

**Courier Representative in  
Exclusive Interview With  
Magnate, Discovers That  
His Race's Interest Are  
Paramount**

By W. Rollo Wilson  
PHILADELPHIA, Pa., Sept. 6.—  
John T. Gibson, millionaire, has  
three hobbies—his race, his theaters,  
his country home. Yesterday we  
caught him having a breathing spell  
and very shamelessly led him into a  
talk. And what an interesting talk—  
er this little Napoleon of ours is! It  
was not of himself of whom he talk-  
ed, for his is not a boastful nature,  
but he discussed his people and his  
hopes for them. He laid bare the  
principles and the philosophy which  
actuate his every deed.

"All that I have done, all that I  
may do," asserted Mr. Gibson, "is  
not particularly for my good. I am  
building a monument, not to John  
T. Gibson, but to the Negro race. I  
am trying to show the world that a  
Negro can be just as successful in  
business as a white man.

"When I first started in the show  
business and had a little auditorium,  
where I packed them in, I might  
have been satisfied, but I was not.  
I wanted my people to have some-  
thing better. So, instead of buy-  
ing an automobile in those first days  
of seeming prosperity I saved my  
money. When the opportunity came  
to enlarge my business I was ready  
to grasp it. Always the thought  
behind my actions was, 'I am a Ne-  
gro; I am building for my race.'

"Honors have come to me, of  
course, but I am not simple enough  
to think it is because I am John T.  
Gibson. It is because I represent  
power. It used to be said, academ-  
ically, that knowledge was power.  
Nowadays money is power and for  
that reason I get considerations out  
of the ordinary. And that is what I  
wish my people could be taught,  
that, if we have money we have the  
key which unlocks all mortal doors.  
Look at what the Jews have done  
with money!

"I have a wonderful estate at  
Meadowbrook. Why? That my  
people may be represented among  
the landed gentry of the country-  
side; that they may visit it and look  
upon it as their's, not Gibson's. I

want to be an inspiration to our  
boys and girls. I want them to  
have concrete evidence that anything  
is possible for them.

"We knock each other too much.  
A white man can go to a Negro and  
talk about any other Negro he cares  
to, whether he be your friend or not.  
But you had better not try to talk  
to that white man about his friend!  
We must respect one another and  
one another's work. We cannot ad-  
vance unless we take our brother  
with us. And, be sure, if he sinks  
we go under, too."

By now a dozen persons were  
waiting to see Mr. Gibson and we  
reluctantly gave place. A man who  
owns the largest building on South  
street, who owns the only Negro  
theater on Broad street, who has 200  
employees, who is lord of a country  
home surrounded by 47 acres of  
lawns and gardens, who is a mem-  
ber of the Philadelphia Chamber of  
Commerce, who pays out \$40,000 a  
year for music in his theaters must  
needs be busy.

Property-1923

Texas

## Oil Well Puts Negro In Millionaire Class

*Itasca, Tex.*  
*2-16-23*  
CORNICANA, Texas, Feb. 16.—In less than a month after the discovery of large oil production in a deep test well in the old shallow oil field near here, Green Springfield, a Negro, finds himself a millionaire. He came to Texas eight years ago from Alabama and purchased a tract of 510 acres of land at a low price. This land is now found to be in the heart of what promises to be one of the big light crude oil fields of the State. He sold one-half of his royalty interest in 100 acres to Blake Smith and associates a few days ago for \$125,000 cash.

He has been offered \$800,000 for all of his royalty interest in the remainder of the land, but refused, as he believes that the wells which are to be drilled on the farm will bring him in oil worth much more than that sum within a short time.

## Negro Pays \$20,000 For Tract of Residence Land

*The Houston*  
R. L. Andrews, negro, today paid \$20,000 for property bordered by Dallas and Fort avenues and St. Charles and Live Oak streets. The Taylor Lumber Co. formerly owned the tract.

The transfer was made "merely for speculation," Andrews said. He added that he does not intend to improve the property at once, but will leave the small frame houses on it. There are four lots and four or five houses, he said.



Property - 1923

Virginia.

# COLORED WOMAN DEEDS FARM TO DISABLED VETS

money on a farm in North Carolina and each month her check for \$57.50 has been paid as installments to finish the payment.

Miss White warmly commended the act of the grateful mother in providing that the insurance at her death be used to benefit other disabled veterans. She said that the act expresses that good deeds done by the Red Cross do not all go unheeded.

Negroes Own 1,700,000 Acres in Virginia.

Provides In Will That \$10,000 Insurance Obtained Upon The Death Of Son Go To The Red Cross Upon Her Death.

HER SON A VETERAN;  
WISHES TO AID OTHERS

Moved by unfaltering gratefulness to the American Red Cross for its untiring efforts in securing for her through a maze of red tape the settlement of a \$10,000 insurance claim upon the death of her son, a world war veteran, and feeling only as a mother can, the sad plight of many disabled vets, Mrs. Mary Reynolds, 1007 Smith street, has directed in her will that a farm in North Carolina for which she holds the deed be sold upon her death and the proceeds given to the Red Cross for the benefit of disabled world war veterans in the county in which the farm is located.

This news was made known to the Red Cross a few day ago when the father of the dead soldier informed Miss Irene V. White, secretary in charge that his wife had just made her will, deeding a farm in North Carolina to disabled war veterans.

Mrs. Reynolds' son by a former marriage, Grover Jernigan, was discharged from the service March 25, 1919 and died from tuberculosis one year later. His mother applied for his army insurance but was informed that the policy had been voided through elapse of premiums since her son left the army. She put the matter up to the Red Cross authorities who after unceasing efforts discovered a letter in the mother's possession written to her by her son while in the army complaining of sickness, the symptoms of which corresponded with those discovered by several army physicians at Public Health Service Hospitals where he had received treatment while in the army and after his discharge.

This letter established the fact that the ailment from which the young man died existed before his discharge and he was entitled to stoppage of premiums and his beneficiary entitled to collect his insurance upon his death.

In March 1922 his mother received her first check amounting to almost \$900.00 compensation due him from date of discharge. She applied this

Thomas C. Walker, of Gloucester Court House, a colored lawyer-farmer and a graduate of Hampton Institute, states that in Virginia negroes own 1,700,000 acres of land, not including city property. He declared at a recent conference at Hampton Institute that colored farmers of Virginia have school improvement leagues, which have been real assets. "We must teach negro boys and girls," he said, "that the migration must be stopped. Too many are leaving fields of diamonds. Already 10,000 negroes have left Virginia. We won the respect of their white neighbors by cultivating their farms successfully and by organizing community clubs and must tell young colored men to settle down and keep their feet on the soil."